

Kerr County — #73 of 10: Owner Occupancy Rate

Kerr County Leads the Hill Country in Owner Occupancy

70.1% owner occupancy rate — ALEX Intelligence, 2026

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THE DATA

70.1%

Owner Occupancy Rate (2024)

Kerr County ranks #73 of 123 Texas counties on owner occupancy rate among counties with 20,000+ residents.

This figure reflects a deep-rooted, stable housing market where residents are not just buyers, but long-term stewards of their homes. Unlike speculative or rental-driven markets, Kerr County's 70.1% owner occupancy rate signals enduring community investment and resilience. The metric is not a top-tier ranking, but it is a structural advantage in a region where housing stability is increasingly rare.

Source: U.S. Census Bureau, American Community Survey 5-Year Estimates, 2024 • ALEX Intelligence computation
<https://alex-companies.com/data/2026-10-13-hill-country-tx-standing-owner-share-county>

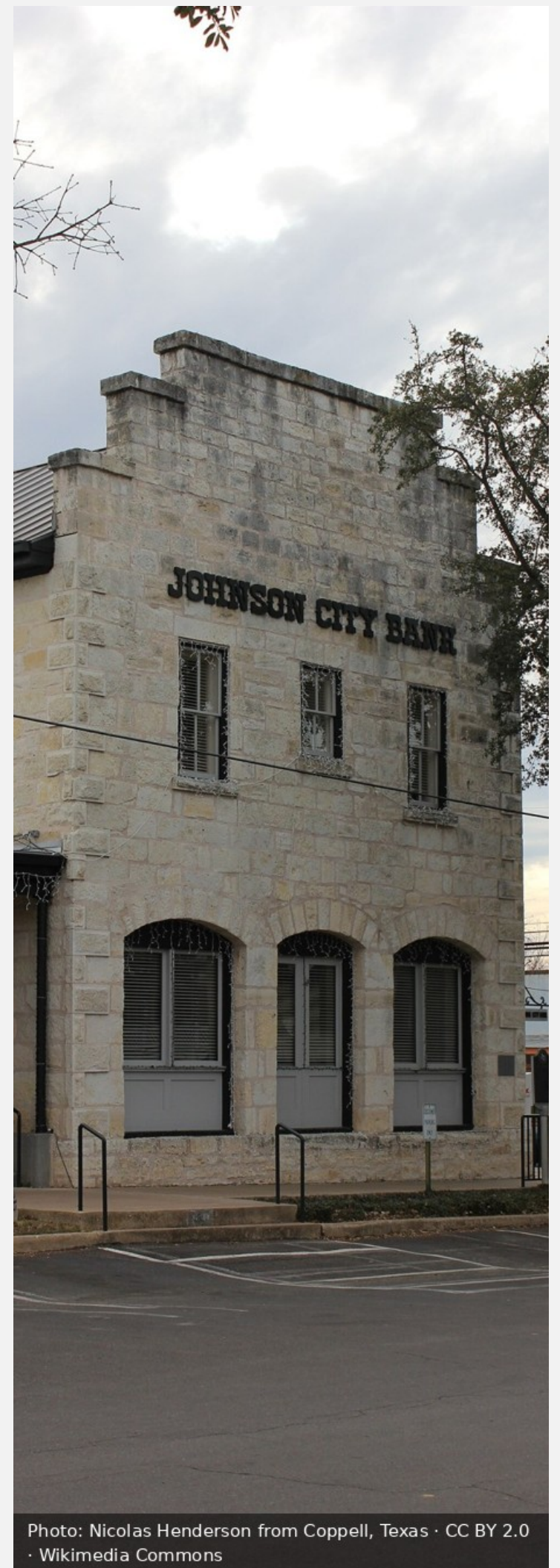


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01

Stability Over Scarcity

The Hill Country's strength is not in being the most expensive or fastest-growing, but in being the most stable. Kerr County's 70.1% owner occupancy rate — while not the highest — is a sign of a market where homes are not just assets, but anchors. This stability is not accidental; it is the result of sustained affordability, low turnover, and a culture of long-term residency. For investors and residents alike, this is a market where value is built over decades, not traded in months.

02

The Price of Permanence

High owner occupancy is not just a sign of health — it's a signal of limited supply. When 70.1% of homes are occupied by owners, the pipeline for new listings shrinks. This creates a self-reinforcing cycle: fewer homes for sale, stronger attachment among current owners, and slower market turnover. For buyers, this means competition is not just about price, but about patience. For developers, it means innovation must be in preservation and enhancement, not just volume.



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